

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT											
KELLEY CYNTHIA W TT CYNTHIA W KELLEY REVOCABLE LI 109 TUSSOCK BROOK RD DUXBURY MA 02332		0	Water	0	Private	0	Average	RESIDENTL	1020	768,000	768,000	905 DUXBURY, MA VISION					
		0	No Sewer	0	Paved	0	Average										
		SUPPLEMENTAL DATA		Alt Prcl ID 082/160.0-0272-0110.		Cyclical Exemption W							6				
DUXBURY MA 02332		GIS ID F_867164_2828849		Assoc Pid#				Total		768,000	768,000						
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
KELLEY CYNTHIA W TT LUBBERS MARIE D TT,MARIE D LUBBERS T LUBBERS MARIE D		44478	0249	06-30-2014	U	I	435,000	1	Year	Code	Assessed	Year	Code	Assessed			
		35445	0320	12-27-2007	U	I	1	1F	2023	1020	721,400	2022	1020	569,200			
		32673	0258	05-12-2006	Q	I	625,000	00	2021	1020	523,900	Total					
		Total						721,400		Total		569,200		Total		523,900	
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor									
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int									
Total			0.00							APPRAISED VALUE SUMMARY							
Nbhd			Nbhd Name		B		Tracing		Batch		Appraised Bldg. Value (Card) 768,000						
0001									Appraised Xf (B) Value (Bldg) 0								
NOTES						Appraised Ob (B) Value (Bldg) 0											
KITCHEN REMODELED 2014						Appraised Land Value (Bldg) 0											
XF-1-4FIX BATH - JLF						Special Land Value 0											
						Total Appraised Parcel Value 768,000											
						Valuation Method C											
						Total Appraised Parcel Value 768,000											
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY									
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result			
2014-194	07-14-2014	RM	Remodel	55,000	08-05-2015	100		REMODEL KITCHEN AND DI	08-05-2015	JLF	5	1	00	Measure & Listed			
119990560	12-10-1999	RM	Remodel	15,000		100		FBMZBA99/02 OCC 99/9	07-28-2015	SJD	9		01	Measure - No Entry			
15002	06-25-1998	NC	New Construct	130,000	02-06-1999	100		UNIT ON TWO LEVELS	07-02-2013	SJD	3		30	Quality Control			
									02-06-1999	KP		1	00	Measure & Listed			
LAND LINE VALUATION SECTION																	
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustment	Adj Unit P	Land Value		
1	1020	Condo			0.000	AC	0.00	1.00000	0	1.00	0000	1.000		0.0000	0	0	
Total Card Land Units					0.00	AC	Parcel Total Land Area					0.00	Total Land Value				0

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	55	Condominium	AMENITY 1	2	Deck
Model	05	Res Condo	Amenity 2		
Grade	06	Good	Amenity 3		
Stories	2				
Occupancy			CONDO DATA		
Interior Wall 1	05	Drywall	Parcel Id	8005	C 8005
Interior Wall 2					Owne
Interior Floor 1	12	Hardwood		Bay Farm Tussock	B 1 S 1
Interior Floor 2	14	Carpet	Adjust Type	Code	Description
Heat Fuel	03	Gas	Condo Flr	B2TC	2 Bedroom TC
Heat Type	04	Forced Air-Duc	Condo Unit	1A	1A
AC Type	03	Central			Factor%
CNS Bedrooms	2				114
Full Baths	3		COST / MARKET VALUATION		
Half Baths	0		Net Other Adj		811,863
Extra Fixtures	1		Replace Cost		51,100
Total Rooms	6		Year Built		862,971
Bath Style	02	Average	Effective Year Built		1998
Kitchen Style	02	Average	Depreciation Code		2010
Kitchen Type	4	Full Eat-In	Remodel Rating		VG
Kitchen Func	1		Year Remodeled		11
Parking Class	3	Deeded	Depreciation %		
SF Basement	1035		Functional Obsol		
Bsmt Garage	0		External Obsol		
Fireplaces	0		Trend Factor		1.000
Part Bedroom	0		Condition		
FBM Quality	05	Living Area	Condition %		
SF Fin Bsmt	940		Percent Good		89
Extra Openings	0		Cns Sect Rcnd		768,000
Gas Fireplace	1		Dep % Ovr		
Parking			Dep Ovr Comment		
AMENITY 1	2	Deck	Misc Imp Ovr		
Amenity 2			Misc Imp Ovr Comment		
			Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

FUS (895 sf)
BAS (1,236 sf)
BSM (1,035 sf)
FGR (544 sf)
WDK (309 sf)

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)

Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,236	1,236	1,236	313.82	387,886
BSM	Basement	0	1,035	207	62.76	64,962
FGR	Garage	0	544	218	125.76	68,414
FUS	Finished Upper Story	895	895	895	313.82	280,872
WDK	Deck	0	309	31	31.48	9,729
Ttl Gross Liv / Lease Area		2,131	4,019	2,587		811,863

